

STATEMENT OF PURPOSE

RS20808

The legislation contemplated here would clarify that “recreational park trailers” are exempt from the provisions of the modular building statutes and administrative rules as long as the trailers are constructed and utilized in conformance with the applicable ANSI standards that govern their construction. Without the exemption, the units fall into the definition of modular buildings and are subject to modular building regulation.

Also, the Modular Building Board has instituted a mandatory installation permitting and inspection provision, requiring that every installation, regardless of its location be permitted and inspected. Previously, permitting and inspection requirements were left to local governments, leaving modular buildings installed in areas without building inspection programs without adequate installation inspections. Poor installations are widely recognized as the cause of most problems and complaints with modular buildings. The board feels that extension of installation inspections requirements statewide will lead to a significant decrease in problems for and complaints by consumers.

FISCAL NOTE

The fiscal impact would be limited to purchasers of modular buildings installed in areas without existing building inspection programs. The average cost would be approximately \$300 per building. It is expected that the fees generated by the permit fees will be sufficient to cover expenses incurred by DBS in providing inspections required by the statutory change. Expenses are being limited by expansion of the cross-training initiative whereby DBS inspectors are being certified to perform multiple inspections in different disciplines. In this case, electrical and plumbing inspectors, already conducting inspections of those installations, will be cross-trained and certified as building inspectors, and will attend training specific to the installation of modular buildings. They will then handle the installation inspections. The fiscal impact to DBS is expected to be neutral, as the fees are projected to match the costs associated with the inspections.

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